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CITY OF MENASHA
Board of Appeals
140 Main Street, 3rd Floor Council Chambers
July 7, 2008

MINUTES

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1. CALL TO ORDER

Meeting called to order by Vice-Chairman Sanders at 11:00 a.m.

2. ROLL CALL/EXCUSED ABSENCES

A. [Roll Call](#)

PRESENT: Commissioner Sanders, Bayer, Klein, Koslowski, Eckstein

ALSO PRESENT: CA/HRD Brandt, CCD Keil, Clerk Galeazzi, Joe Johnson, Scott Timm, Bruce Uitenbroch.

3. MINUTES TO APPROVE-MINUTES & COMMUNICATIONS TO RECEIVE

Minutes to approve:

A. [Minutes of January 21, 2008](#)

Moved by Comm. Klein, seconded by Comm. Eckstein to approve minutes

Motion Carried on voice vote

Results:

4. ACTION ITEMS

A. [Select Chairman and Vice-Chairman](#)

Comm. Sanders opened the floor for nominations for Chairman

Moved by Comm. Koslowski, seconded by Comm. Eckstein to nominate Comm. Klein as Chairman.

Moved by Comm. Bayer, seconded by Comm. Sanders to nominate Comm. Sanders as Chairman.

Moved by Comm. Koslowski, seconded by Comm. Eckstein to close nomination

Motion to close nominations carried on voice vote.

Roll call on nominations: Comm. Klein elected Chairman 4-1.

Comm. Eckstein, Klein, Koslowski, Sanders: Comm. Klein (4)

Comm. Bayer: Comm. Sanders (1)

Comm. Klein took over as Chairman.

Comm. Klein opened the floor for nominations for Vice-Chairman

Moved by Comm. Bayer, seconded by Comm. Eckstein to nominate Comm. Sanders as Vice-Chairman.

Moved by Comm. Koslowski, seconded by Comm. Eckstein to close nominations.

Motion to close nominations carried on voice vote.

Motion to nominate Comm. Sanders as Vice-Chairman carried on voice vote.

B. [Request for variance from Joe Johnson, MiniMax Storage, 1820 Bud Drive, Menasha](#)

CA/HRD Brandt swore in CDD Greg Keil and Joe Johnson.

Mr. Johnson explained his request for a variance. He wants to make better use of his property by adding more storage units on the property and increasing the area between the builds. This would allow for more driveway space for customers to maneuver vehicles and boats. It would be safer for backing up with trailers. The new storage units would be at the end of a cul de sac, so main traffic would not be affected.

CDD Keil reported he has review the property with Mr. Johnson and feels his reason is not a hardship. He is still able to accommodate his client base.

Questions from Commissioners.

When asked what the hardships are, Mr. Johnson replied for customers that store boats in the units have a hard time backing in the trailer and boat; not many storage units to rent in the area that will accommodate larger boats; more damage to property if there is not enough room to maneuver larger vehicles.

Commissioners discussed other options with Mr. Johnson; construct one new building with wider driveway that would not cause a variance.

Moved by Comm. Klein, seconded by Comm. Bayer to deny variance as no hardship exist as there are other uses for the property.

Motion Passed

Results:

Roll Call:

AYES: Bayer , Eckstein , Klein , Koslowski , Sanders (5)

C. [Request for variance from Express Convenience Center, 700 Third Street, Menasha](#)

CA/HRD Brandt swore in Scott Tim and Bruce Uitenbroch.

Mr. Tim explained he does the sign work for Express Convenience Center. Express wants to install a new sign that would allow more space and an electronic message center. Currently employees change the sign manually. A new digital sign would allow for remote electronic changes. The new sign would be the same size as the current sign. Placing the new sign where the current sign is would create a vision problem.

CDD Keil explained staff has suggested other locations on the property for the sign or other types of signs.

Questions from Commissioners.

When asked if they are area of the reconstruction/remodeling of Third Street that will be taking

place in 2009, Mr. Uitenbroch answered he was not aware of the reconstruction/remodeling project.

CA/HRD Brandt suggested deferring action on this item to allow Express Convenience Center to be updated on the reconstruction/remodeling project.

Moved by Comm. Sanders, seconded by Comm. Eckstein to table request for variance

Motion Carried on voice vote

Results:

5. ADJOURNMENT

A. [Adjournment](#)

Moved by Comm. Sanders, seconded by Comm. Eckstein to adjourn at 11:52 a.m.

Motion Carried on voice vote

Results:

Respectfully submitted by Deborah A. Galeazzi, City Clerk
